

Maryville Planning Commission May 21, 2012

Regular Meeting

The regular meeting of the Maryville Planning Commission was called to order by Chairperson Covarrubias at 7:02 p.m. on May 21, 2012 in the Village Hall.

Roll Call:

Members Present: R. Covarrubias, D. Drobisch, M. Floyd, D. Keene, T. Nemsy, C. Vincent

Members Absent: S. Frey

Additional Attendees: J. Dutton, K. Flaughner

Chairperson Covarrubias requested a review of the minutes from the April 23, 2012, meeting. M. Floyd made a motion to approve the minutes as presented. The motion was seconded by T. Nemsy. Motion carried, all ayes.

Recommendation of Final Development Plan—Division Street (Trails Edge) Townhomes

Mr. C. Geiler was present to discuss and answer questions regarding his plans for the subject development at the intersection of Nepute and Drost.

A review memo dated May 11, 2012 from Juneau Engineering & Land Surveying for Job No. E120704 was received. The memo indicated a total of 3 items which needed to be modified or corrected on the development plan. Of the 3 items, 1 item had been corrected, 1 item the developer sent the EPA application for water and sewer construction and is waiting for the reply. The third item was the proposed lighting plan.

A discussion weighing the options of meeting the ordinance and keeping the neighborhood feel with less lighting then took place. K. Flaughner stated that a variance for the lighting would not be required since this was a planned development. The Planning Commission could make a recommendation for approval of an alternate lighting plan.

C. Geiler stated that he would lease subdivision grade street lamps from Ameren and place them along the south side of the property.

D. Drobisch made a motion to recommend approval of the final development plan of Division Street (Trails Edge) Townhomes to the Village Board contingent on 1. Plans for water and sewer construction submitted to the EPA will be reviewed by Juneau and Associates to ensure they meet the Village ordinance and 2. South parking stalls will be lit to the approval of the Village Building & Zoning Administrator. Motion was seconded by D. Keene. Roll Call: Covarrubias-Aye, Drobisch- Aye, Floyd- Aye, Keene- Aye, Nemsy - Aye, Vincent- Aye. Motion carried: all ayes.

Other Business

There being no further business to discuss, D. Keene made a motion to adjourn the meeting at 7:29 p.m. The motion was seconded by M. Floyd. The motion carried, all ayes.